

**Council
26 July 2018**

**S278 Highway Improvement Schemes at C30 Hillmorton
Lane / Link Road to Houlton and The Kent, Rugby**

Recommendation

That Council approves the addition of the following scheme to the 2018/2019 capital programme at a value of £2.9m: C30 Hillmorton Lane / Link Road to Houlton and The Kent, Rugby. Developer – SUE GP LLP.

1.0 Key Issues

- 1.1 On 21 March 2017 Council gave approval to include Section 278 highway improvement schemes associated with the Link Road to Houlton, Rugby, to the 2017/ 2018 capital programme. The estimated cost, including works and fees, was £2.7m.
- 1.2 Three highway improvements were referred to in that report:
 - The alteration to the existing traffic signal controlled junction at Clifton Road / Butlers Leap;
 - New traffic signal controlled junction at Hillmorton Lane / Link Road to Houlton; and
 - New traffic signals at the bridge on The Kent with associated footway improvements.
- 1.3 The S278 works are required as part of the planning consent given by Rugby Borough Council for an urban extension to Rugby (known as Houlton) for up to 6200 dwellings and a mix of retail, commercial, employment and community uses. Planning permission was granted on 21 May 2014 (ref: R11/0699).
- 1.4 Subsequently Warwickshire County Council and the Developer (Urban and Civic, acting on behalf of SUE GP LLP) have progressed on the basis of two packages of work and, consequently, two separate S278 agreements: (1) Clifton Road / Butlers Leap; (2) Hillmorton Lane / Link Road and The Kent.
- 1.5 The Developer requested that Warwickshire County Council enter into contracts with Galliford Try plc (who are on the appropriate lot of the Framework) for the works so that the same contractor could be used for both the S278 and S38 (link road construction) works, giving them value for money and eliminating the risks of interfacing between different contractors on this high value and high profile scheme. An Exemption to the guiding principle in Contract Standing Orders of contracts being let through a competitive process was approved on 27 July 2017.
- 1.6 Galliford Try plc was duly invited to submit their quotations for these two packages of works and they returned their tenders on 06 July 2018. The

combined value of the works is approximately £5.6m and the increase is due to a change in the scope of the works since the scheme was added to the capital programme in March 2017.

- 1.7 The approval of Council is therefore requested to add an additional scheme to the capital programme in respect of the works on Hillmorton Lane and The Kent. Thus the existing (21 March 2017) capital programme entry will be specific to the works at Clifton Road / Butlers Leap only. There is no financial risk to Warwickshire County Council as S278 schemes are fully funded by the Developer's contribution which is ring-fenced for the works specified. For Developer funded schemes, there are no alternative uses for the contribution and it does not affect the overall level of available capital resources.

2.0 Proposal

- 2.1 Approval is requested to add an additional Developer-funded scheme to the 2018/2019 capital programme in respect of the works at Hillmorton Lane / Link Road to Houlton and The Kent with a value of £2.9m.
- 2.2 If the recommendation is not approved, the Developer will be unable to meet its planning obligations.

3.0 Timescales associated with the decision and next steps

- 3.1 If the recommendation is approved, the contract will be awarded to Galliford Try plc at the earliest possible date and works will commence in accordance with the contractor's approved programme.

Background papers

None

	Name	Contact Information
Report Author	Shirley Reynolds	shirleyreynolds@warwickshire.gov.uk Tel: 01926 412110
Head of Service	Mark Ryder	markryder@warwickshire.gov.uk Tel: 01926 412811
Joint Managing Director (Communities)	Monica Fogarty	monicafogarty@warwickshire.gov.uk Tel: 01926 412514
Deputy Leader (Finance and Property)	Cllr Peter Butlin	cllrbutlin@warwickshire.gov.uk Tel: 01788 816488

The report was circulated to the following members prior to publication:

Local Members – Cllr Dahmash (Hillmorton), Cllr Roodhouse (Eastlands), Cllr Warwick (Fosse)